

PROPERTY LOCATION

No	Alt No	Direction/Street/City
48		CROSBY ST, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	MISRA AINDRA		
Owner 2:	MITTAL NEETI		
Owner 3:			
Street 1:	48 CROSBY ST		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	CARLSON CAROLYN C/TRUSTEE -		
Owner 2:	CAROLYN C CARLSON REVOCABLE TR -		
Street 1:	48 CROSBY ST		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1952, having primarily Clapboard Exterior and 1232 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Area
101	One Family		6000		Sq. Ft.	Site

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6000.000	281,100		420,000	701,100
Total Card	0.138	281,100		420,000	701,100
Total Parcel	0.138	281,100		420,000	701,100
Source: Market Adj Cost	Total Value per SQ unit /Card:			569.07	/Parcel: 569.07

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	281,100	0	6,000.	420,000	701,100		Year end	12/23/2021
2021	101	FV	320,400	0	6,000.	420,000	740,400		Year End Roll	12/10/2020
2020	101	FV	320,400	0	6,000.	420,000	740,400	740,400	Year End Roll	12/18/2019
2019	101	FV	264,600	0	6,000.	390,000	654,600	654,600	Year End Roll	1/3/2019
2018	101	FV	264,600	0	6,000.	390,000	654,600	654,600	Year End Roll	12/20/2017
2017	101	FV	264,600	0	6,000.	342,000	606,600	606,600	Year End Roll	1/3/2017
2016	101	FV	264,600	0	6,000.	312,000	576,600	576,600	Year End	1/4/2016
2015	101	FV	254,300	0	6,000.	276,000	530,300	530,300	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
5/20/2020	SQ Returned	JO	Jenny O
4/17/2020	SQ Mailed	MM	Mary M
10/30/2018	MEAS&NOTICE	CC	Chris C
4/17/2012	Info Fm Prmt	BR	B Rossignol
6/2/2009	Measured	189	PATRIOT
10/13/1999	Mailer Sent		
10/13/1999	Measured	266	PATRIOT
12/1/1981		CM	
<div> <div>Sign:</div> <div>VERIFICATION OF VISIT NOT DATA</div> <div>___/___/___</div> </div>			

Total AC/HA:	0.13774	Total SF/SM:	6000	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON		Total:	420.000	Spl Credit		Total:	420.000
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